



Brownfields Assessment Demonstration Pilot

Lewiston, ME

Outreach and Special Projects Staff (5101)

Quick Reference Fact Sheet

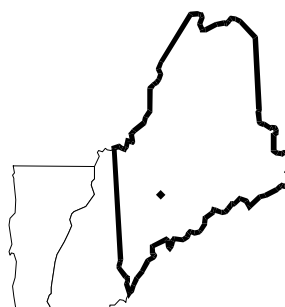
EPA's Brownfields Economic Redevelopment Initiative is designed to empower States, communities, and other stakeholders in economic redevelopment to work together in a timely manner to prevent, assess, safely clean up, and sustainably reuse brownfields. A brownfield is a site, or portion thereof, that has actual or perceived contamination and an active potential for redevelopment or reuse. Since 1995, EPA has funded more than 150 Brownfields Assessment Demonstration Pilots, at up to \$200,000 each, to support creative two-year explorations and demonstrations of brownfields solutions. The Pilots are intended to provide EPA, States, Tribes, municipalities, and communities with useful information and strategies as they continue to seek new methods to promote a unified approach to site assessment, environmental cleanup, and redevelopment.

BACKGROUND

EPA has selected the City of Lewiston for a Brownfields Pilot. The declining fortunes of the New England textiles industry has adversely affected the City of Lewiston (population 39,757). The main focus of brownfields cleanup and redevelopment in Lewiston is the 1.2 million-square-foot Bates Mill Complex. Historically, the eleven-building mill complex employed more than 5,000 people and was the state's largest employer. Economic decline and massive layoffs, however, have resulted in a large abandoned mill and a barren downtown. In the community surrounding the mill, unemployment is 16.1%, compared to 7.5% for the entire city. The poverty rate in this community is 47.3%, while the rate for the city is only 3.9%. Revitalization of Lewiston's downtown and waterfront depends upon returning the Bates Mill Complex to productive use.

Because total renovation is estimated to cost between \$70 and \$100 million, the city has renovated the cleanest and most desirable sections of the mill first. Signs of the mill's rejuvenation are beginning to show, with 24 small businesses and 300 people operating in two sections of the complex. Real and perceived environmental contamination hampers development of the remaining 67% of the complex. A Phase I environmental site assessment has already taken place. Without the Pilot, financial constraints

PILOT SNAPSHOT



Lewiston, Maine

Date of Announcement:
May 1998

Amount: \$200,000

Profile: The Pilot targets the 1.2 million-square-foot Bates Mill Complex; in 1950, the textile mill was responsible for one-third of the nation's textiles produced.

Contacts:

Planning and
Development Office
City of Lewistown
(207) 784-2951 x302

Regional Brownfields Team
U.S. EPA - Region 1
(617) 573-9681

Visit the EPA Region 1 Brownfields web site at:
<http://www.epa.gov/region01/remed/brnflid/>

For further information, including specific Pilot contacts, additional Pilot information, brownfields news and events, and publications and links, visit the EPA Brownfields web site at:
<http://www.epa.gov/brownfields/>

would prohibit a Phase II assessment of the most contaminated parts of the mill, and developers may avoid such properties with unknown potential environmental cleanup costs.

OBJECTIVES

Lewiston's objective is to use the Bates Mill Complex as an anchor for downtown cleanup and economic redevelopment, and as a catalyst for community job creation. Lewiston plans to use Pilot funds to overcome barriers to mill renovation posed by the most contaminated sections of the complex. Initial Pilot funding will be used for site assessment, site identification, and site characterization. Roundtable discussions with stakeholders will then produce an action plan for cleanup. Those discussions will also help to identify additional investors and creative financing solutions.

ACCOMPLISHMENTS AND ACTIVITIES

Activities planned as part of this Pilot include:

- Performing a Phase II environmental site assessment of the Bates Mill Complex, including a chemical and waste inventory, and sampling and analysis of equipment rooms, sumps, drainage ways, cross canals and mill raceways;
- Compiling contamination data for the complex;
- Building community participation through roundtable discussions and workshops to identify community needs, stakeholders, and underlying concerns;
- Creating a stakeholder-generated action plan for cleanup and revitalization of the mill complex; and
- Identifying ways to leverage existing resources with new ones identified during the Pilot process.

The cooperative agreement for this Pilot has not yet been negotiated; therefore, activities described in this fact sheet are subject to change.